

Issue Date: 7/2013

STATE AGRICULTURE DEVELOPMENT COMMITTEE

RESTRICTED SALE INFORMATION

Address: 120 Duckart Church Road  
Block/Lot: 44/27.01  
Township: Delaware County: Hunterdon  
State: New Jersey

Grantor: Richard W. Brodeen

Grantee: James Brophy and Olena Shpanko

Deed Date: 2/08/2013 Book: 2303 Page: 612  
Sale Price: \$ 353,816 Per Acre: \$ 5,785 Acre

Total Acres: 61.162 Acres

Site Improvements:

Residential Opportunity: One 2 acre non-severable exception which permits construction of a residential dwelling.

Building Improvements: None - Vacant

Restrictions: Farmland Preservation Easement

Expected Future Use: Agricultural

Remarks: Soils: 35% prime, 65% statewide. Tillable Soils: 90% cropland harvester, 10% woodlands. Approximately 10% of the site is impacted by freshwater wetlands.

Verification: Ed Ireland - SADC

INFORMATION BELIEVED TO BE ACCURATE BUT IS NOT GUARANTEED.

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